



## Townhouse for sale in Nueva Andalucía, Marbella

**1,499,000 €**

Reference: R5182261   Bedrooms: 3   Bathrooms: 4   Build Size: 385m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Located in a prestigious gated community in the heart of Nueva Andalucía, this beautifully fully renovated 3-bedroom townhouse offers the perfect combination of luxury, space, and lifestyle. Positioned frontline to the golf course, with open views towards the sea, this property is an exceptional opportunity in one of Marbella's most desirable residential areas. Set over multiple levels, the home features generously proportioned living spaces, including a bright and open-plan living/dining area, a modern fully equipped kitchen, and three spacious bedrooms with ample storage. The property has been tastefully renovated throughout, using high-quality finishes and modern design. Outdoor living is just as impressive, with a private garden, a roof terrace with built-in BBQ area, and panoramic views of the surrounding greenery and the sea, perfect for entertaining or relaxing year-round. The community itself offers fantastic amenities, including a large communal swimming pool, tennis court, and beautifully maintained grounds. One of the standout features is the extremely spacious private underground garage, which not only accommodates multiple vehicles but also offers space to create a home gym, cinema room, or hobby area. Just minutes from shops, restaurants, international schools, and the vibrant lifestyle of Puerto Banús, this property is ideal for full-time living, a second home, or a high-end rental investment.





## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Storage Room  
Fitted Wardrobes  
Paddle Tennis  
Utility Room  
Barbeque  
Domotics  
Basement  
Fiber Optic

### Views

Sea  
Mountain  
Country  
Garden  
Pool  
Golf

### Pool

Communal

### Garden

Communal

### Category

Golf  
Luxury

### Orientation

South

### Setting

Close To Golf  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Frontline Golf

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Alarm System  
Electric Blinds  
Entry Phone

### Climate Control

Air Conditioning  
Central Heating  
U/F/H Bathrooms

### Condition

Excellent  
Recently Renovated

### Kitchen

Partially Fitted  
Kitchen-Lounge

### Parking

Private